

SECTION 81-885.24(25) - FILING DOCUMENT CREATING A LIEN

VIOLATION	COMPLAINT	DATE OF ORDER	PENALTY
<p>Section 81-885.24(19) by failing to leave a copy of the addendum to the listing agreement; 81-885.24(12) by offering real estate for sale on terms other than authorized by the owner or authorized agent; 81-885.24(25) by filing a document or instrument purporting to create a lien based on a listing contract for the purpose of casting a cloud upon the Title to real estate when no valid claim exists; and 81-885.24(29) by demonstrating negligence, incompetency or unworthiness to act as a Salesperson.</p>	<p>95-043 - Commission vs. Robert W. Tallichet</p>	<p>March 1, 1996</p>	<p>License suspended for three (3) months, with the suspension being served from March 1 through March 15, 1996 and the remainder served on probation; plus additional 12 hours of continuing education.</p>
<p>Section 81-885.24(25) by filing a listing contract or any document or instrument purporting to create a lien based on a listing contract for the purpose of casting a cloud upon the titled real estate when no valid claim under the listing contract existed. Specifically, Respondent filed her Mechanic's Lien against one of the buyer's town homes in order to recover a commission; 81-885.24(29) by demonstrating negligence, incompetence, or unworthiness to act as a salesperson.</p>	<p>2004-032 - Jerome M. Meyer vs. Bonnie Lou Nemecek, Broker.</p>	<p>October 18, 2004</p>	<p>Stipulation &amp; Consent Order. License suspended for two (2) years from October 18, 2004, through October 17, 2006, with the entire period stayed and served on probation; plus an additional nine (9) hours of continuing education, including three (3) hours in the area of agency, three (3) hours in the area of contracts, and three (3) hours in the area of ethics, to be completed by February 14, 2005.</p>